TIFFANY PARK

AT • FOREST • HILLS

Tiffany Blvd., Adjoining Belleville Park, Newark

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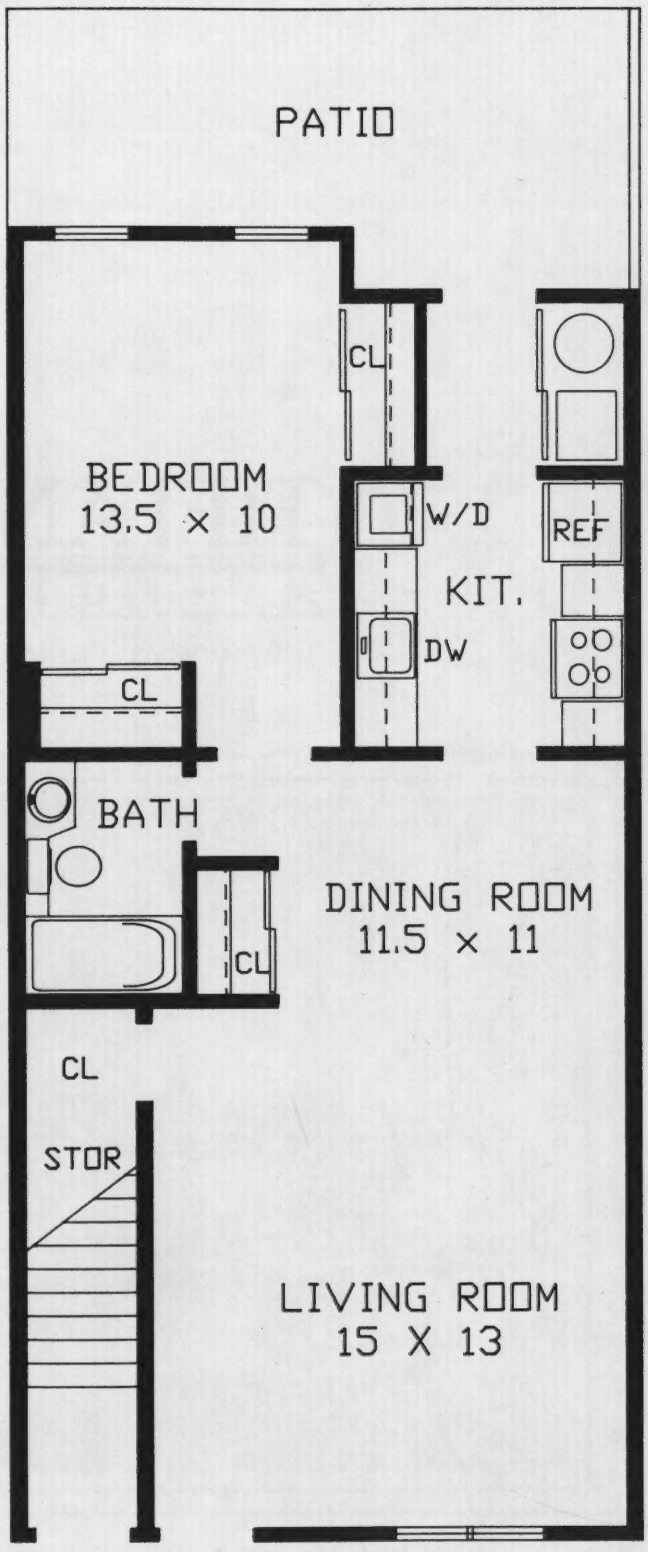
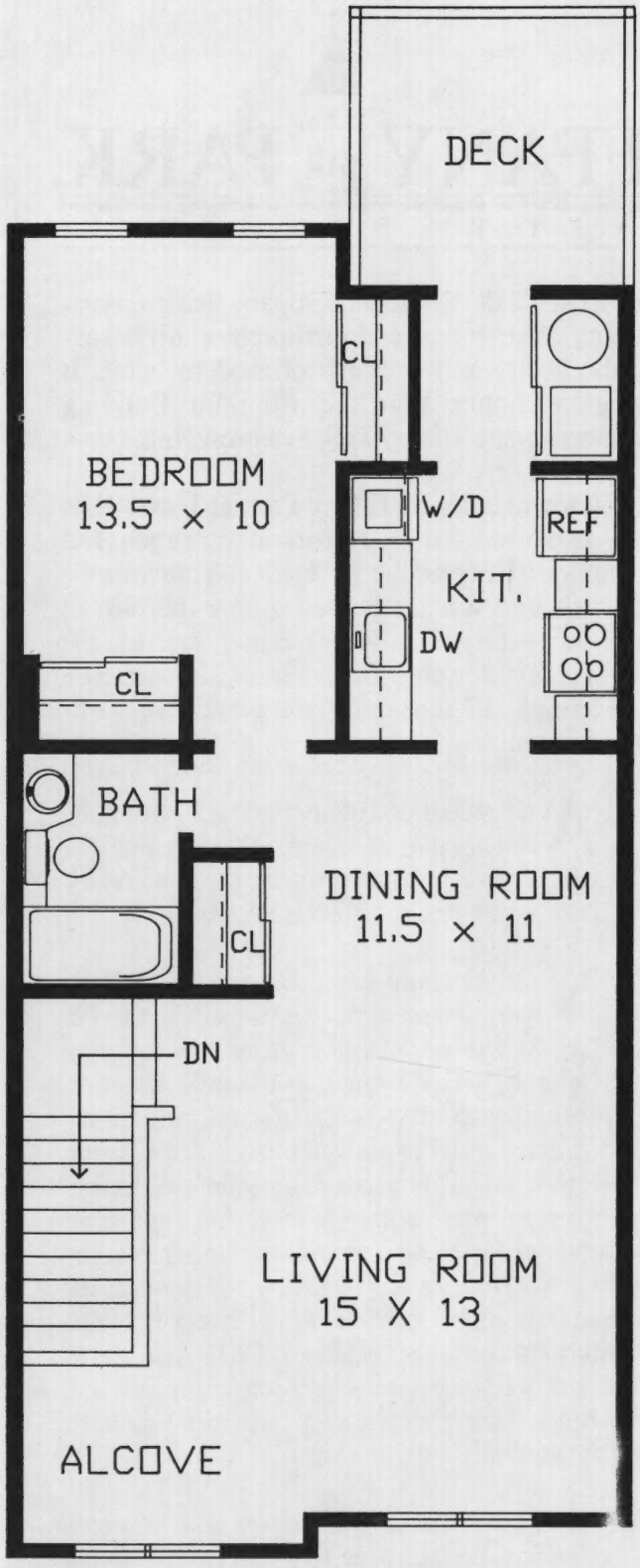
Tiffany Park at Forest Hills, where reasonable prices meet contemporary living, for a place to call home. Each townhome at Tiffany Park is constructed with strict specifications, placing a keen eye on detail to ensure ahead-of-the-arts craftsmanship. Only top of the line, manufacturer guaranteed products are used to construct each condominium home. Vinyl siding and/or brick veneer exteriors as well as aluminum gutters and leaders mean virtually no maintenance. Thermopane insulated windows mean energy efficiency. At Tiffany Park these are simply part of comfortable living, so we offer them as standard. We've also included such necessities as a refrigerator-freezer, washer-dryer, dishwasher and carpeting so that first-time home buyers can avoid the painful cash outlay to purchase these items. And there's more good news. Tiffany Park homes qualify for a 30-year tax abatement program that brings taxes down to a fraction of the normal cost.

The development of Tiffany Park at Forest Hills is created for your living pleasure, as well as a means to protect your most important investment, your home.



FIRST LEVEL
ONE BEDROOM UNIT



SECOND LEVEL
ONE BEDROOM UNIT

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Tiffany Park at Forest Hills offers you various amenities from the essential to the extravagant, all of which await you.

Standard Features

- Washer-dryer
- Frost-free 16 cu. ft. refrigerator-freezer
- Self-cleaning oven-range
- Stainless steel kitchen sink
- Wall-to-wall carpeting
- Eurostyle kitchen cabinets
- No wax vinyl flooring
- Energy efficient heating & central air conditioning
- Thermopane insulated windows
- Decorator bathroom vanity and full wall mirror
- Mirrored closet doors
- Raised panel doors, except where mirrored
- First floor units constructed on crawl space (no slabs!)
- Maintenance free vinyl siding and/or brick veneer exteriors
- Concrete patio (first floor units)
- 100% wolmanized wood deck (second floor units)
- R-13 wall insulation
- R-19 ceiling insulation
- Off street parking
- Professionally landscaped grounds

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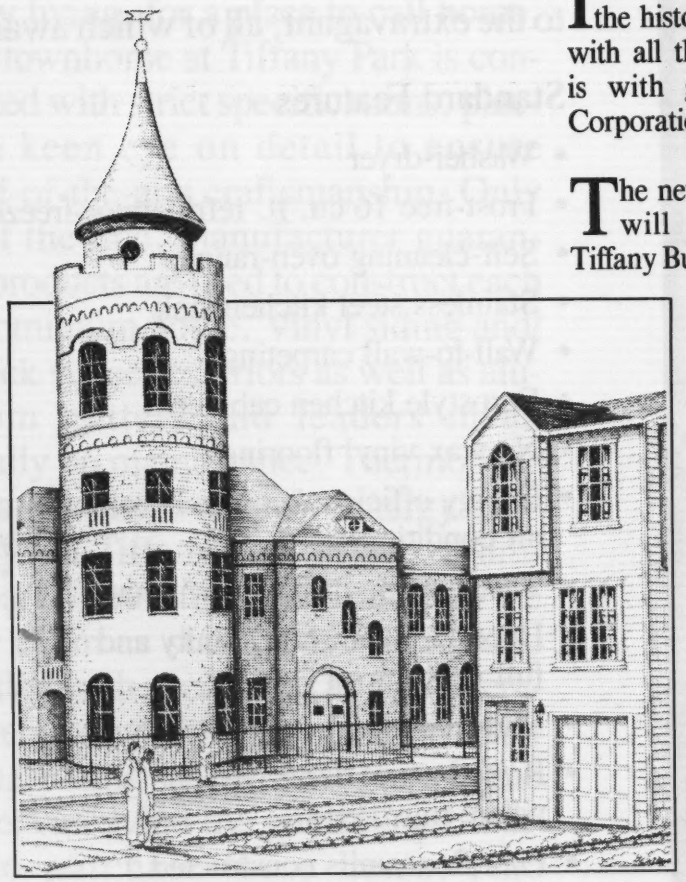
It is rare to find a development company that preserves the history of years past and incorporates this beauty with all the luxury and comforts of modern living. It is with great honor that the Franklin Building Corporation presents Tiffany Park at Forest Hills.



The new townhomes of Tiffany Park at Forest Hills will surround the historically registered Tiffany Building. This gracious red brick and brownstone structure was established during the turn of the century, in a Romanesque style for the Tiffany Jewelry Corporation. Its presence brings a sense of elegance to your environment.

As a resident of Tiffany Park at Forest Hills you are part of an emerging community, which exists in harmony with the first county park in the nation, Branch Brook Park.

Nearly a century old, Branch Brook Park was designed by the famed Frederick Law Olmsted, designer for New York's Central Park. His curvaceous landscape now encompasses 486 acres of land, with over 35 acres of lakes and streams. It is the home for the world's largest and most unique display of cherry blossom trees in the country. An impressive 3,000 ornamental Japanese cherry trees burst into color every spring. Not only will you enjoy the serenity of the surroundings right outside your backyard, the outdoor enthusiast can take advantage of 20 public tennis courts, miles of track for biking and jogging, picnicing, and many other diverse recreational activities exclusive to Branch Brook Park.

A sense of history, nature and luxury will be yours as the perfect compliment to modern city living at Tiffany Park.

DIRECTIONS:
From Bloomfield center take Bloomfield Ave. east to North 6th St., Newark. Left on North 6th St. (becomes Franklin Ave.) to Belleville Ave. Right on Belleville Ave. to Union Ave. Right on Union Ave. to Tiffany Blvd. (1 block past 1st light). Right on Tiffany Blvd. to sales office.

FOR INFORMATION PHONE:
(201) 485-8833 or (201) 744-3100

Another Quality Community by
FRANKLIN BUILDING CORP.